



**1
St. Andrews Drive
Thurso**

**Offers Over
£150,000**



- 4 Bedrooms
- Semi Detached House
- Garage
- Popular Location
- Enclosed rear garden
- Floored Loft

1 St Andrews drive is a 4 bed semi-detached family home in the popular Mount Vernon area of Thurso. It is walking distance to the leisure centre, schools and town centre. Thurso has all the local amenities you would expect from a small town including bus and train links, supermarkets, schools, GP surgeries, dental clinics and more. Accommodation includes 4 bedrooms, shower room, kitchen/diner, lounge, WC, store, fully floored loft space and a detached garage. The property is well loved, and with some renovations could be a beautifully modern substantial family home. Electric storage heating. Council tax band B and EPC rating E.

For a Home Report and the 360 tour, please go to our website www.pollardproperty.co.uk

What3Words: ///televise.divides.lunching

**Vestibule** **3' 7" x 2' 11" (1.1m x 0.9m)**

A wooden front door with decorative glass pane leads into the front porch which has papered walls and dark hard flooring.

Hall **10' 6" x 3' 7" (3.2m x 1.1m)**

The hallway has a U shaped staircase leading to the first floor. There is access to a store room with WC, kitchen and lounge/diner. The hallway is papered in the same style as the front porch, paired with patterned carpets. Skirtings and facings are white with pine doors and balustrades.

Store and WC **8' 6" x 5' 3" (2.6m x 1.6m)**

The store incorporates the space under the stairs and is connected to the WC. There is a white sink set on a pine vanity unit with tiled surround. The room also has shelving and coat hooks.

Kitchen **14' 5" x 10' 10" (4.4m x 3.3m)**

Very few kitchens will offer this amount of space. With cabinets on 3 walls and a walk in pantry, storage is no issue. There is a central space for a large dining table and chairs. The window overlooks the back garden. The kitchen units are white with wooden handles and wood effect worktop. There is space for two under counter appliances and a fridge freezer. There is a freestanding electric cooker, stainless steel sink and mixer tap and extractor fan. Decorated in a light wallpaper paired up with a hard wearing carpet.

Lobby **3' 11" x 2' 11" (1.2m x 0.9m)**

A fully wood lined back porch leading to the garage and rear enclosed garden. The external door is a white, half glazed uPVC unit.

Lounge **21' 8" x 12' 6" (6.6m x 3.8m)**

A large lounge/diner with dual aspect windows. This room is bright with light coloured walls and a patterned carpet. The joinery is white with a 15 pane wooden door to the hall.

Landing **11' 6" x 8' 2" (3.5m x 2.5m)**

A large landing with pine railing overlooking the staircase. The 4 bedrooms, shower room and hall cupboard can be accessed here. There is access to the fully floored loft. The landing has the same style wallpaper as the downstairs hall. The stair carpet is brown and the landing has a patterned carpet.

Bedroom 1 **10' 2" x 9' 2" (3.1m x 2.8m)**

A double bedroom with fitted pine furniture. Decorated in a light coloured wallpaper and carpets.

Bedroom 2 **11' 10" x 8' 2" (3.6m x 2.5m)**

Bedroom 2 is a double bedroom overlooking the front garden. It has a south/east facing aspect so has plenty light. Wall paper is pale pink with a floral design. Carpets are similarly coloured with a light pattern to them.

Bedroom 3 **11' 6" x 8' 6" (3.5m x 2.6m)**

A third double bedroom with patterned carpet and light wallpaper with a vertical silver stripe. The window looks over the garage to the street.

Bedroom 4 **9' 10" x 8' 2" (3.0m x 2.5m)**

This is a single bedroom, which would make an ideal office space. It overlooks the back garden and towards River Thurso. Colour schemes are mustard yellow walls and brown carpet.

Shower Room **8' 6" x 5' 3" (2.6m x 1.6m)**

The shower room is compact but adequate in size with a large shower enclosure, sink with pine vanity and toilet. There is a high level window over the shower enclosure. The room is fully tiled round the sink with wetwall round the shower.

Garage **23' 11" x 9' 2" (7.3m x 2.8m)**

There is an entrance to the garage opposite the back door to the property. The garage has power and an up and over garage door.

Gardens

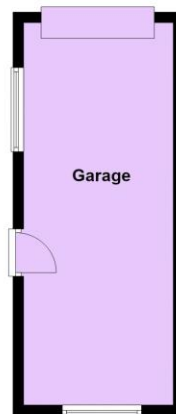
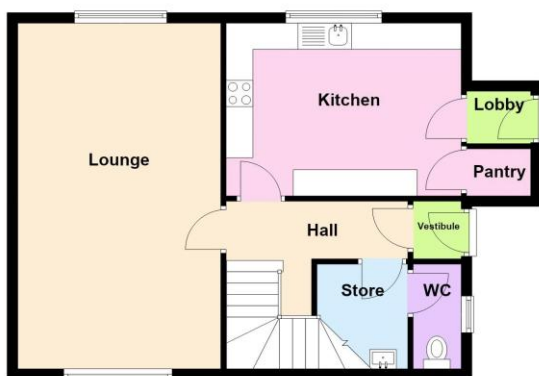
The rear garden is adjacent to Tormsdale place and is fully enclosed with concrete patio area. The house is at a diagonal angle to the road so has a stretch of front garden separating it from the street, and giving it a more residential feeling.

All carpets, curtains and blinds included in the sale. Any remaining furniture can also be left if required.





Ground Floor



First Floor



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